

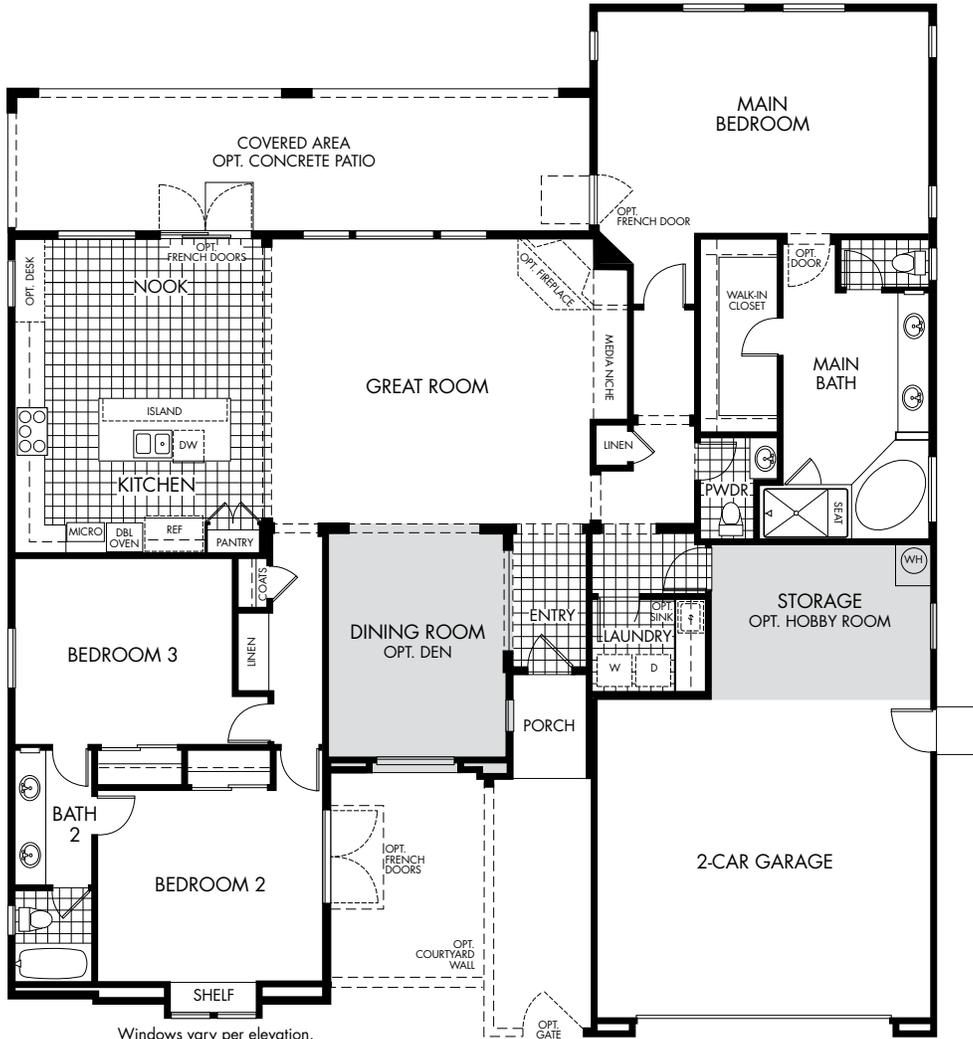
Ponderosa | Masters at The Gallery



the NOLAND

PLAN ONE

1-Story | 3 Bedrooms | 2.5 Baths | 2-Car Garage | Approx. 2,396-2,537 Sq. Ft. | Optional Den | Optional Hobby Room



Windows vary per elevation.



ELEVATION A

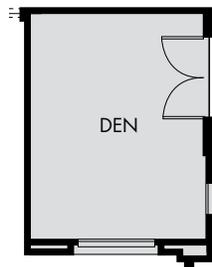


ELEVATION B

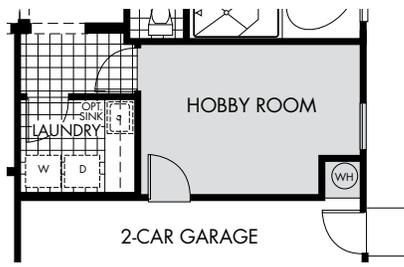


ELEVATION C

Courtyard walls and gates are optional.



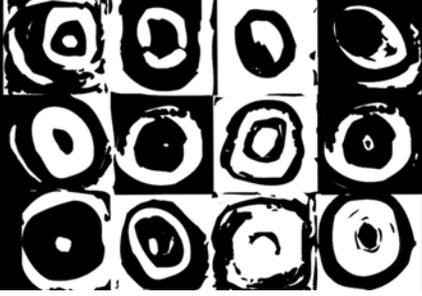
Optional Den at Dining Room



Optional Hobby Room at Storage Area

Ponderosa Homes reserves the right at its sole discretion to make changes or modifications to prices, floor plans, features, specifications, exterior color schemes, policies, guidelines, dates, literature, maps, material, home sites released and plans designated on each home site without notice or obligation. Porches, windows, garages and courtyards (if available) may vary in size and configuration per plan and elevation.

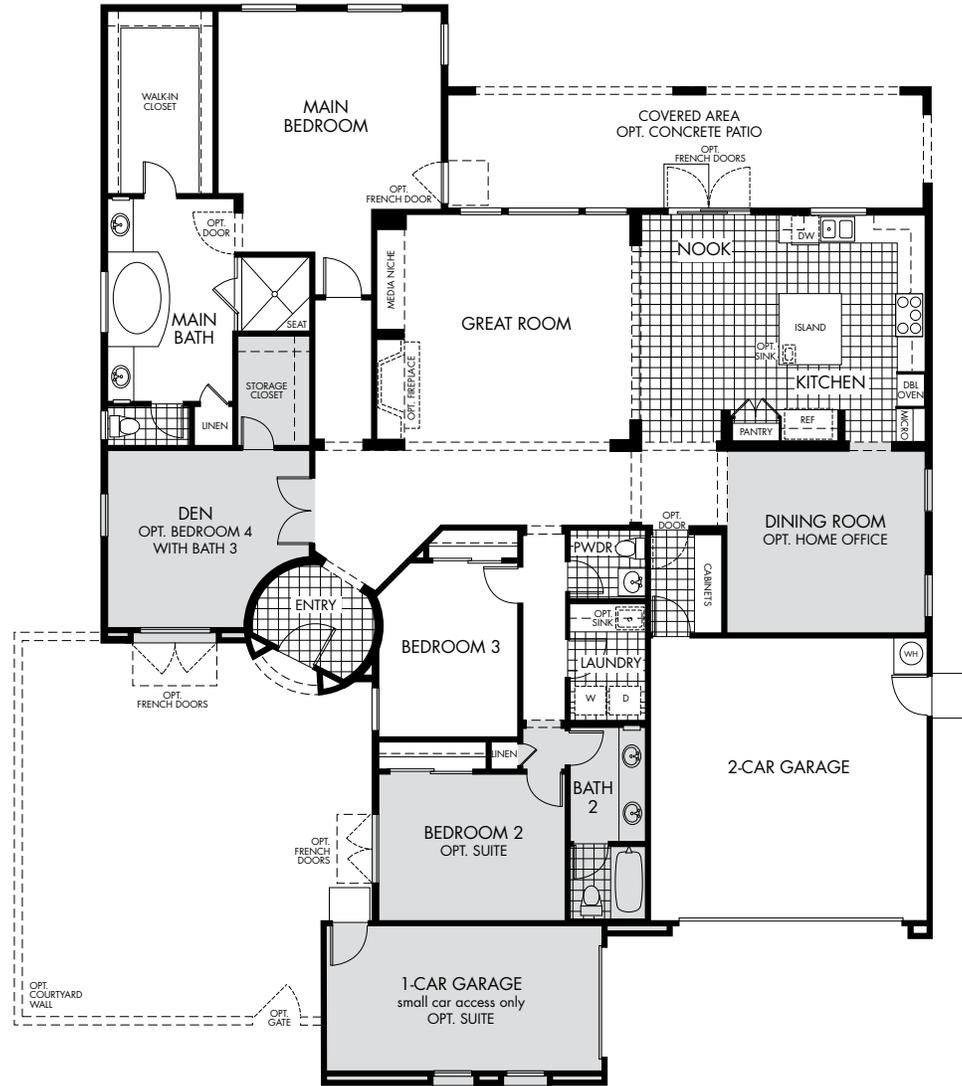




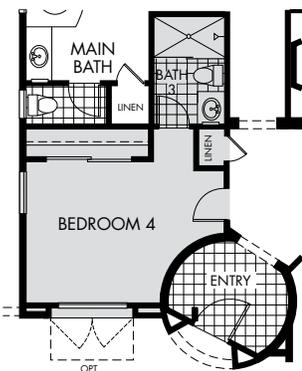
the POLLOCK

PLAN TWO

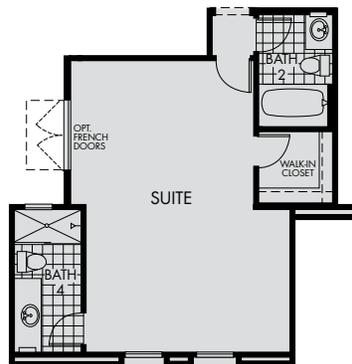
1-Story | 3 Bedrooms | 2.5 Baths | Den | 2-Car Garage and 1-Car Swing Garage | Approx. 2,629-2,850 Sq. Ft.
 Optional Bedroom 4 with Bath 3 | Optional Suite | Optional Home Office



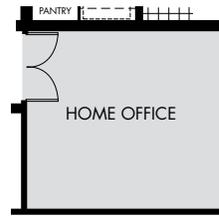
Windows vary per elevation.



Optional Bedroom 4 with Bath 3 at Den



Optional Suite at Bedroom 2/Garage



Optional Home Office at Dining Room



ELEVATION A



ELEVATION B



ELEVATION C

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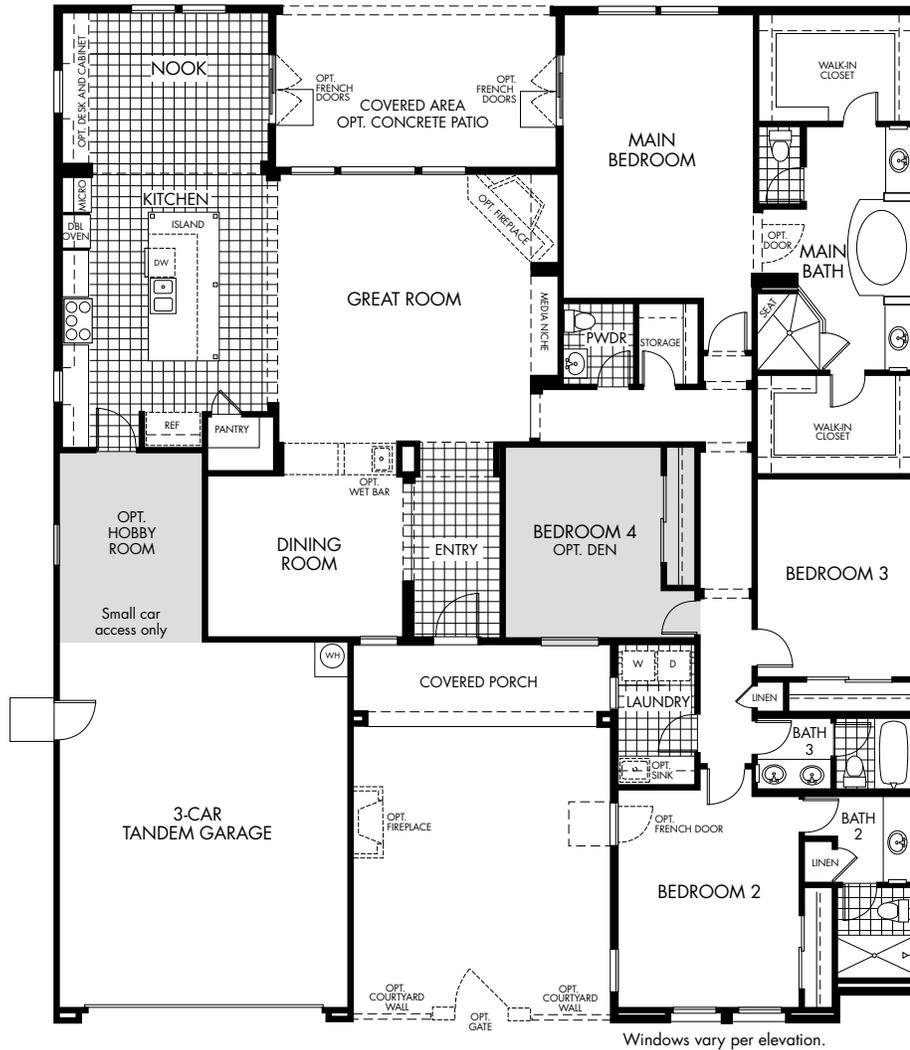




the REINHARDT

PLAN THREE

1-Story | 4 Bedrooms | 3.5 Baths | 3-Car Tandem Garage | Approx. 2,776-2,911 Sq. Ft. | Optional Hobby Room | Optional Den



ELEVATION A



ELEVATION B

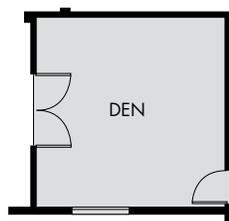


ELEVATION C

Courtyard walls and gates are optional.



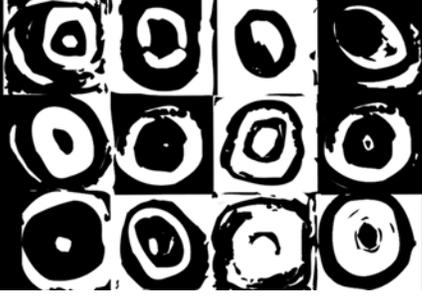
Optional Hobby Room at Tandem Parking



Optional Den at Bedroom 4

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FEATURES

& AMENITIES

A PICTURE PERFECT COMMUNITY

- Stately entry gates accentuate the gracious setting
- Generous home sites offer a sense of privacy and space
- Classic desert-inspired architecture reveals a time-honored ambience
- Bordered by Gerald Ford Drive and Monterey Avenue, revered for its prime Palm Desert locale just minutes from I-10
- Ideally situated within the top ranked Palm Springs Unified School District
- World-class country clubs, championship golf courses, upscale shopping and boutiques, prized restaurants, cultural and business centers—all so close to home
- Nearby majestic mountains create a picturesque setting with brilliant hues of desert rose

ARTFULLY CREATED EXTERIORS

- Stunning architecture designed by the award-winning Woodley Architectural Group
- Low maintenance, sand-finish stucco is complemented by stone and iron accents (per plan)
- Durable, traditional concrete tile roof enhances desert-style architecture
- Hand-scored, broom finish concrete driveway and walkway add an artful flair (per plan)
- Professionally landscaped front yards with automatic irrigation system
- Side and rear yard block walls with a convenient gate for added privacy
- Grand, eight-foot, insulated garage doors feature sectional roll-up doors and automatic opener with transmitters
- ThermaTru® eight-foot entry doors are dressed in alluring paint and stylish, oil-rubbed bronze exterior hardware

BRILLIANTLY MASTERFUL INTERIORS

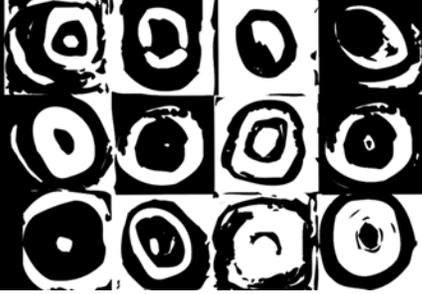
- Radiant easy-care hand-set ceramic tile flooring grace the entry, kitchen, water closets and laundry room
- Thoughtful detailing includes textured ceilings, walls and custom radius corners
- Formal dining room with designer appointed light fixture is ideal for family dinners and special occasions (per plan)
- Raised two-panel eight-foot interior doors are adorned with chrome lever door hardware
- Sleek rocker-style Decora® light switches
- Spacious laundry room
- Secondary bedrooms showcase mirrored wardrobe doors (per plan)
- Secondary baths impress with porcelain-enameled steel tubs, elegant chrome fixtures and gleaming ceramic tile countertops and tub/shower surrounds
- Graceful powder room
- Popular elongated toilets in all baths

A CULINARY HAVEN

- Savor the elegance of granite slab countertops
- Stylish GE® appliances in white or black:
 - 36-inch five-burner gas cooktop
 - Built-in 30-inch double oven featuring convection and a self-cleaning upper oven
 - Built-in microwave oven
 - Built-in, energy-efficient, multi-cycle dishwasher
- Dual compartment cast-iron sink with pullout faucet
- Beautiful maple cabinetry with easy-care, laminate interiors
- Recessed lights and thoughtful under cabinet task lighting
- Refrigerator area conveniently pre-plumbed for ice-maker and designed for 42-inch built-in refrigerator
- Separate pantry provides generous storage space (per plan)

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FEATURES

& AMENITIES

GRACIOUS MASTER SUITES

- Rejuvenating oval soaking tub with elegant ceramic tile surround
- Complementing beautiful ceramic tile vanity countertops with dual sinks
- Separate walk-in shower with ceramic tile surround and clear glass enclosure
- Gorgeous bath fixtures with polished chrome finish
- Spacious walk-in closet

ESPECIALLY FOR YOUR CONVENIENCE

- Hardwired smoke detectors in key locations
- Pre-wired with hi-tech RG-6 coaxial cable for television and satellite in the kitchen, great room, den, office and all bedrooms
- Pre-wired with CAT-5 wiring in the kitchen, den/office, great room and all bedrooms
- Pre-wired sound system at four locations (per plan)
- Pre-wired surround sound in great room
- Heavy-duty 200 AMP electrical service panel
- Pre-wired for ceiling fans in great room, all bedrooms and exterior rear covered patio area
- 50-gallon water heater

GOOD-FOR-THE-EARTH ENERGY SAVING FEATURES

- Every home proudly boasts a ComfortWise™ energy-efficient rating that exceeds California energy standards by at least 15%
- Two separate zoned heating and air conditioning systems (13 SEER) with programmable thermostats for optimum comfort and energy reduction
- R-19 insulation in most exterior walls, R-13 in the garage walls and R-38 insulation in the attic above living areas as well as the garage
- Water-saving, high-efficiency showerheads and toilets in all baths
- Milgard® tan, vinyl, dual-glazed windows and sliding door with Low-E glass

COLOR YOUR WORLD WITH CUSTOM FEATURES

- Beautiful selection of upgraded granite countertops
- Elegant array of flooring upgrades including exquisite travertine, handsome tumbled stone, stylish hand-set ceramic tile and plush carpeting
- Give your kitchen a treat with sleek stainless steel GE® appliances
- Indulge in a 42-inch side-by-side GE® built-in refrigerator
- Beautiful, upgraded faucets and fixtures in kitchens and baths
- Alluring French doors add finesse
- Interior and exterior fireplaces (per plan)
- Impressive home theater surround sound speaker system
- Excellent stereo speaker package
- Security systems
- Ceiling fan package in a variety of finishes to match your decor
- Convenient closet and garage organizers
- An array of interior paint choices provide a more personal touch
- Interior wall insulation
- Garage door windows further enhance the exterior of your home
- Additional electrical outlets for added convenience
- Harness the power of the sun with the Open Energy SolarSave® photovoltaic roofing system to generate solar electricity for your home
- Resourceful tankless water heater for energy savings
- 14 SEER air conditioning system for additional energy efficiency

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